

12 August 2020



030 / 348 / S02 [P119]

Jalim Family Superannuation Fund  
31 James Street  
SURREY HILLS VIC 3127

**Australian Unity  
Funds Management Limited**  
ABN 60 071 497 115  
AFS Licence No. 234454

**Australian Unity Property Limited**  
ABN 58 079 538 499  
AFS Licence No. 234455

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*for 2020 tax return*

Dear Investors

**Your 30 June 2020 account statement  
Account Number: 101742460**

Thank you for investing with Australian Unity.

Please find enclosed your account statement for the financial year ended 30 June 2020. For further information about the fund's performance, market commentary and outlook please visit our website [australianunity.com.au/wealth/](http://australianunity.com.au/wealth/).

**Tax Statement and Guide**

We have also enclosed your 2019 - 2020 Tax Statement. To help explain this, a copy of the 2020 Tax Guide is available from our website at [australianunity.com.au/wealth/statements](http://australianunity.com.au/wealth/statements).

These documents may assist you in completing your tax return.

**Further information**

If you have any questions about your investment, please speak to your financial adviser.

Alternatively, you can email our Investor Services team, [investments@australianunity.com.au](mailto:investments@australianunity.com.au) or call us on 13 29 39.

To find out more about our range of financial products and services, please visit [www.australianunity.com.au/wealth](http://www.australianunity.com.au/wealth).

Yours sincerely



Geraldine Barlow  
General Manager of Investments  
Australian Unity Wealth & Capital Markets

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10003481

Period End Date	Units	Value	Income	Capital Gains	Other	Total
30 Jun 2020	60,772.18	53,800.63	772.18	0.00	0.00	54,572.81
30 Jun 2019	60,772.18	53,800.63	772.18	0.00	0.00	54,572.81

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**Your details**

**Statement Period** 22 July 2019 to 30 June 2020 **TFN / ABN Status** Quoted

**Account Number** 101742460 **Dealer Group** Australian Unity - Head Office  
**Account Name** JALIM FAMILY **Financial Adviser** Australian Unity - No nominated adviser  
 SUPERANNUATION PTY LTD  
 ATF JALIM FAMILY  
 SUPERANNUATION FUND

**Your account summary**

**Australian Unity Property Income Fund - Wholesale Units** **A\$**  
**Opening Balance at 22 July 2019** **0.00**

**Your Investments:**

Total net amounts contributed	60,000.00	
Total amounts withdrawn	0.00	
Total distributions reinvested	772.18	
		<b>60,772.18</b>

**Change in investment value** (6,971.55)

*The increase or decrease in the value of your investment over the statement period, net of all fees, expenses and charges*

**Closing Balance at 30 June 2020** **53,800.63**

**Withdrawal Value at 30 June 2020\*** **53,800.63**

\*The amount you would have received had you made a full withdrawal as at 30 June 2020

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## Your distribution information

Period End Date	Option	Distribution Method	Units	Gross Distribution (Cents per Unit)	Gross Distribution A\$	Withholding Tax A\$	Net Distribution Paid A\$
30 Sep 19	Australian Unity Property Income Fund - Wholesale Units	Direct Credit	50,165.5463	1.4000000	702.32	0.00	702.32
31 Dec 19	Australian Unity Property Income Fund - Wholesale Units	Direct Credit	55,155.5663	1.4000000	772.18	0.00	772.18
31 Mar 20	Australian Unity Property Income Fund - Wholesale Units	Reinvestment	55,155.5663	1.4000000	772.18	0.00	772.18
30 Jun 20	Australian Unity Property Income Fund - Wholesale Units	Direct Credit	61,818.4855	2.7126000	1,676.89	0.00	1,676.89

Your distribution payment details are as follows:

Account Name	Bank	BSB	Account Number	Amount A\$
DMAC AUSTRALIA PTY LTD	CBA	063-105	10394226	1,676.89

## Your account transactions

### Australian Unity Property Income Fund - Wholesale Units

Date	Description	Amount A\$	Unit price A\$	Units	Unit Balance
22 Jul 2019	Opening balance	\$0.00			0.0000
22 Jul 2019	Investment	\$50,000.00	\$0.9967	50,165.5463	50,165.5463
01 Oct 2019	Distribution Paid Out	\$702.32			50,165.5463
16 Dec 2019	Regular Investment	\$5,000.00	\$1.0020	4,990.0200	55,155.5663
01 Jan 2020	Distribution Paid Out	\$772.18			55,155.5663
01 Apr 2020	Distribution Reinvested	\$772.18	\$0.8225	938.8207	56,094.3870
15 Jun 2020	Regular Investment	\$5,000.00	\$0.8735	5,724.0985	61,818.4855
30 Jun 2020	Closing balance	\$53,800.63	\$0.8703		61,818.4855
01 Jul 2020	Distribution Paid Out	\$1,676.89			61,818.4855

## Performance summary

The table below shows the performance of the Australian Unity Property Income Fund - Wholesale Units to 30 June 2020

	1 Year %	3 Years % pa	5 Years % pa
Distribution Return	6.99	10.07	8.89
Growth Return	-12.23	-5.15	-1.24
Total Return	-5.24	4.92	7.65

Please note that past performance is not a reliable indicator of future performance.

## Fees explained

All fees, expenses and charges (collectively we refer to these as "fees" in this report) that your investment incurs are outlined in the offer document for the Fund. They are reflected in the value of your investment at the end of this reporting period, although they will have been deducted in two ways:

- Some are directly deducted from your account. These will be expressly set out in the transaction statement; and
- other management costs are represented indirectly in the total value of your account as they are deducted from your investment.

### Fees directly deducted from your account\*

A\$

### Other management costs

0.00

### Indirect costs of your investment

535.51

This approximate amount has been deducted from your investment and includes amounts that have reduced the return on your investment but are not charged to you directly as a fee.

### Total fees you paid

535.51

This approximate amount includes all the fees and costs, which affected your investment during the period.

When considering fees it is important to consider the benefits and features of the fund in which you are invested. We recommend you seek assistance from your licensed financial adviser for this assessment.

\* If, during the period, you received a rebate of commissions, the amount will be reflected in your direct costs.

## Investor information

Fund Update - Every quarter, we publish a fund update providing investors with information about the fund's performance, its properties and a market outlook. This update can be accessed from our website at [australianunity.com.au/wealth/pif](http://australianunity.com.au/wealth/pif). Additionally - Annual Reports are available at the end of September on our website, [australianunity.com.au/wealth](http://australianunity.com.au/wealth). You will find the Annual Report for your investment in the Quick Links section of the relevant fund page (search through - Find A Fund).



## Currency

All dollar amounts shown are expressed in Australian dollars (A\$) unless otherwise indicated.

## Dispute resolution procedures

If an issue has not been resolved to your satisfaction, you can lodge a complaint with the Australian Financial Complaints Authority, or AFCA. AFCA provides fair and independent financial services complaint resolution that is free to consumers.

Website: [www.afca.org.au](http://www.afca.org.au)  
Email: [info@afca.org.au](mailto:info@afca.org.au)  
Telephone: 1800 931 678 (free call)  
Fax: (03) 9613 6399  
In writing to: Australian Financial Complaints Authority  
GPO Box 3, Melbourne VIC 3001

## Data disclaimer

The data used in preparing this statement is based on the latest data supplied to us. Whilst every care has been taken in preparing this statement, we reserve the right to make any amendments or corrections to the information shown.

## Updating your details

If your personal details change (e.g. change of address, name or bank account details), please advise us in writing to the address details below.

## Contacting us

For advice about your investment, please call your licensed financial adviser.

If you require further information please visit our website on [www.australianunity.com.au/wealth](http://www.australianunity.com.au/wealth) or contact us by:

Tel: 13 29 39  
Email: [investments@australianunity.com.au](mailto:investments@australianunity.com.au)  
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